

REQUEST FOR PROPOSALS
Jacob Riis Beach
Gateway National Recreation Area



Suite 3, Bay 9 West Mall Building
FREQUENTLY ASKED QUESTIONS

Q: Are Utilities such as gas, water, and electric available in Suite 3 of the Bay 9 West Mall Building?

A: GATE makes no representation to the availability or condition of the utility infrastructure at this location. The West Mall Building has electrical, gas, and water service; however, the availability of gas and water in Suite 3 is unknown. If the Lessee elects to install new utility services they will be required submit a proposal to the Park including a scope of work, equipment list, and use a licensed contractor.

Q: What types of interior Improvements or alterations can a Lessee make to the facility?

A: The Bay 9 West Mall Building is Historic. Any modifications must be in keeping with the Secretary of the Interior's Standards for the Treatment of Historic Structures. The Lessee may be authorized to make improvements to the interior of the structure subject to the written approval of the NPS. All Improvements and modifications shall become the property of the NPS.

Q: Can I install a bathroom in Suite #3?

A: Suite #3 formerly had a bathroom which no longer exists. The proposal should identify where and how the Lessee plans to reconnect the water and sewer service and should also identify the proposed location and layout of restroom facilities.

Q: What types of exterior Improvements or alterations can a Lessee make to the facility?

A: The Bay 9 West Mall Building is Historic. Any modifications must be in keeping with the Secretary of the Interior's Standards for the Treatment of Historic Structures. Written approval of any Improvements or alterations is required from NPS. This includes approvals for elements such as lighting and signage.

Q: Will the NPS allow use of outdoor space in connection with the Lease for Suite 3 in the Bay 9 West Mall Building?

A: NPS will consider proposals that include use of outdoor space. Actual dimensions will be determined by the Unit, but offerors may propose use of the area outside Suite 3 encompassing perimeter of the brick wall adjacent to the space and not exceeding to the bust of Jacob Riis on the West Mall.

Suite 3, Bay 9 West Mall Building

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Outdoor Land Assignment

*This is the approximate potential Outdoor Land Assignment; actual dimensions will be determined by the Unit.

Bay 9 West Mall
Suite 3

Outdoor Land
Assignment

